

Criteria		M to O - 17 th to 19 th	M to O - 15 th to 17 th	L to N - 9 th to 11 th	L to N - 7 th to 9 th	Haymarket West	I-80 & Cornhusker	Nebraska State Fair Park	Lancaster Event Center
1	Size and Configuration - Ability to Accommodate Primary Use	Constrained but workable	Constrained but workable	Constrained but workable	Constrained but workable	Very Good	Moderate	Moderate	Poor to Good
2	Size and Configuration - Ability to Accommodate Potential Expansion	Severely Limited	Severely Limited	Severely Limited	Severely Limited	Very Good	Acceptable	Acceptable	Very Poor to Good
3	Size and Configuration - Ability to Accommodate Ancillary Uses	Severely Limited	Severely Limited	Severely Limited	Severely Limited	Very Good	Poor	Poor	Poor
4	Size and Configuration - Ability to Accommodate Secondary Uses	Severely Limited	Severely Limited	Severely Limited	Severely Limited	Very Good	Poor	Poor	Poor
5	Size and Configuration - Ability to Accommodate Tertiary Uses	Severely Limited	Severely Limited	Severely Limited	Severely Limited	Very Good	Poor	Moderate	Moderate
6	Site Acquisition - Land Ownership	Multiple Ownership: 34 ownership parcels within 4 block site	Multiple Ownership: 23 ownership parcels within 4 block site	Multiple Ownership: 27 ownership parcels within 4 block site	Multiple Ownership: 24 Ownership parcels within 4 block site	2 major land owners: additional owners if site expanded	Single owner: Public ownership	2 major land owners: 2 additional depending on site - all public	1 major land owner; 1 or 2 additional if site expanded
7	Site Acquisition - Land Assembly	Difficult	Difficult	Difficult	Difficult	Good	Very Good	Very Good	Very Good
8	Site Acquisition - Timing/Phasing	Poor	Poor	Poor	Poor	Good	Very Good	Good to Very Good	Good
9	Site Preparation - Other Considerations	Street Closures	Street Closures	Street Closures	Street Closures	Railroad Relocation	Historic Use of Site as City Landfill	Unknown	LEC Relocation
10	Developmental Context - Ambient Synergy	Moderate	Moderate	Moderate	Moderate	Excellent	Poor	Poor	Poor

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1	Street Network - Access to Regional Transportation System	Very Good	Very Good	Very Good	Very Good	Very Good	Very Good	Very Good	Good
2	Street Network - Surrounding Urban Street System (Circulation)	Good	Good	Good	Good	Good	Limited	Limited	Limited
3	Street Network - Needed Traffic Improvements	Moderate	Moderate	Moderate	Moderate	Appreciable	Moderate	Moderate	Moderate
4	Street Network - Street Closures	Street Closures Required	Street Closures Required	Street Closures Required	Street Closures Required	None	None	None	None
5	Street Network - Truck and Bus Access	Moderate	Moderate	Moderate	Moderate	Good w/improvements	Very Good	Very Good	Very Good
6	Parking - Existing Parking Available to Serve Facility	Poor	Poor	Moderate	Moderate	Moderate	Poor	Good	Moderate
7	Parking - Ability to Accommodate Additional Surface Parking	Poor	Poor	Poor	Poor	Good	Good	Good	Good
8	Parking - Ability to Accommodate Additional Structured Parking	Poor	Poor	Poor	Poor	Excellent	Good	Very Good	Moderate to Good
9	Parking - Potential for Shared Parking	Very Good	Very Good	Very Good	Very Good	Very Good	Poor	Good	Poor
10	Pedestrian Access Opportunities	Excellent	Excellent	Excellent	Excellent	Excellent	Poor	Moderate	Poor

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1	Zoning and Administrative Regulations	No outstanding issues	No outstanding issues	No outstanding issues	No outstanding issues	No outstanding issues	No outstanding issues	No outstanding issues	No outstanding issues
2	Management Districts/Zones - Airport & Capitol View	No outstanding issues	No outstanding issues	No outstanding issues	No outstanding issues	Minor - Airport Environs	No outstanding issues	No outstanding issues	No outstanding issues
3	Relocation of Existing Businesses and Uses	Substantial Number of Businesses & Uses	Substantial Number of Businesses & Uses	Substantial Number of Businesses & Uses	Substantial Number of Businesses & Uses	Two Major Relocated Uses	Minimal Impact	Dependent on Site Design	Dependent on Site Design
4	Integration of Existing Businesses and Uses	Probable	Probable	Probable	Probable	High Probability	Low Probability	Probable	Dependent on Site Design
5	Water	Available	Available	Available	Available	Available	Available	Available	Available
6	Sanitary Sewer	Available	Available	Available	Available	Available	Available	Available	Available
7	Stormwater	Available	Available	Available	Available	Available	Available	Further Study Needed	Further Study Needed
8	Electrical	Available	Available	Available	Available	Available	Available	Available	Available
9	Communications	Available	Available	Available	Available	Available	Available	Available	Available
10	Utility Easements	Relocations May Be Required	Relocations May Be Required	Relocations May Be Required	Relocations May Be Required	Relocations May Be Required	Assumed Acceptable	Potential Site Design Issue	Assumed Acceptable

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1	Floodway	Immediate Site Acceptable	Immediate Site Acceptable	Immediate Site Acceptable	Site Within Floodplain	Site Within Floodplain	Site Within Floodplain	Site Mostly Within Floodplain	Portion of Site Within Floodplain
2	Floodprone	No	No	No	Yes	Yes	Yes	Yes	Yes
3	Wetlands Fresh	None	None	None	None	In area west of railroad tracks	None	Probably	None
4	Wetlands Saline	None	None	None	None	In area west of railroad tracks	None	Some near existing track	None
5	Ground Contamination	Unknown	Unknown	Unknown	Unknown	Limited to Historic Use of Site	Possible Given Site’s History as Landfill	Single Site Identified	No Known Issues
6	Ground Water Levels	Unknown	Unknown	Unknown	Unknown	Potential Site Design Consideration	Unknown	Unknown	Unknown
7	Historical/ Archeological/ Cultural Considerations	Unknown	Unknown	Unknown	Unknown	Probable: City Historic Founding Area	Unknown	Unknown	Unknown
8	Topology (Terrain)	Very Good	Very Good	Very Good	Good	Good	Good	Good to Very Good	Very Good
9	Soil Suitability	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown
10	Flora and Fauna	No Known Issues	No Known Issues	No Known Issues	No Known Issues	No Known Issues	No Known Issues	No Known Issues	No Known Issues

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1	Benefit to Lodging Establishments	Good	Good	Very Good	Very Good	Very Good	Poor	Poor	Poor
2	Benefit to Eating and Drinking Establishments	Good	Good	Good	Very Good	Excellent	Poor	Poor	Poor
3	Benefit to Retailing and Other Commercial Uses	Good	Good	Good	Good	Good	Poor	Poor	Poor
4	Benefit to University of Nebraska-Lincoln City Campus	Moderate	Moderate	Moderate	Moderate	Excellent	Poor	Very Good	Poor
5	Proximity to Lincoln and Regional Area Market	Very Good	Very Good	Very Good	Very Good	Very Good	Very Good	Very Good	Good
6	Potential as Signature Landmark for Community	Good	Good	Very Good	Very Good	Excellent	Good	Acceptable	Acceptable
7	Potential for Public-Private Partnerships	Very Good	Very Good	Very Good	Very Good	Excellent	Poor	Moderate	Moderate
8	Funding Eligibility: Supports Adopted Plans	Moderate	Moderate	Moderate	Moderate	High	Low	Low	Low
9	Funding Eligibility: TIF Potential	Very Good	Very Good	Very Good	Very Good	High	Low	Low	Low
10	Funding Eligibility: Attractiveness for Private Funding	Moderate	Moderate	Moderate	Moderate	High	Low	Moderate	Low